

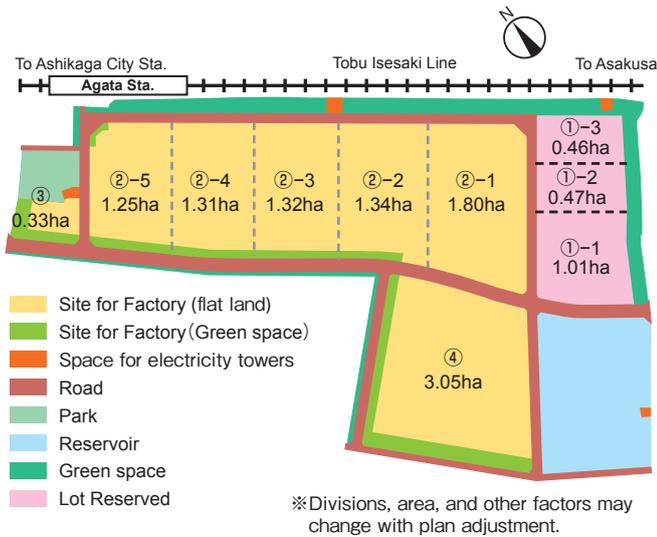
# 17 | Agata Sta. South Industrial Park



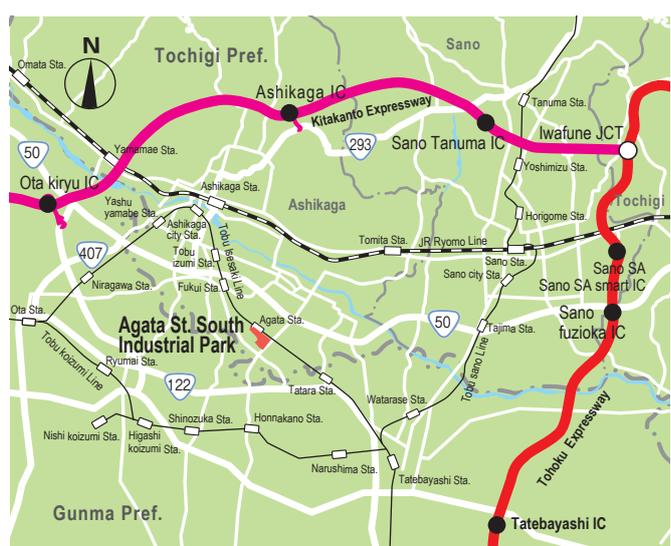
**Within 80 km of Tokyo.  
Fine access for the Tohoku Expressway  
and Kita Kanto Expressway.**

|                           |   |                    |  |
|---------------------------|---|--------------------|--|
| <b>Location</b>           | Agata-cho, Ashikaga   | <b>Soil</b>        | Clayey soil layer, gravelly soil layer   |
| <b>Development Period</b> | Fiscal year 2016 - 2018 (planned)   | <b>Water</b>       | Ashikaga City municipal water: Available<br>Underground water: Negotiable        |
| <b>Total Area</b>         | Approx. 18.4 ha   | <b>Drainage</b>    | Each company must individually drain to the drain pipe after processing.         |
| <b>Available Area</b>     | Approx. 12.3 ha   | <b>Electricity</b> | 1. High voltage (6 kV): Available<br>2. Special high voltage (66 kV): Negotiable |
| <b>Lot Price</b>          | 19,000 yen/m <sup>2</sup> (①-2, ①-3)<br>19,800 yen/m <sup>2</sup> (①-1)<br>Other area's price is unfixed. | <b>Gas</b>         | City gas will be provided.   |
| <b>Use District</b>       | Exclusive Industrial district   |                    |  |
| <b>Building Standards</b> | Building coverage ratio: 60%, Floor area ratio: 200%  |                    |  |

**Lot Plan Map**



**Location Map**



**[Labor Market]** (As of April 2016)

| Employment Office                        | Ashikaga District |
|--|-------------------|
| Job Seekers                              | 2,364             |
| Number of job offers per 100 job seekers | 1.18              |

**[Prefectural Incentives]** ※Refer to page 8,12 for requirements

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|--|
| Industrial Establishment Promotion Fund                                    |
| Tochigi Prefecture Business Establishment & Accumulation Promotion Subsidy |

**Transportation Access**

**Agata Sta. South Industrial Park**

- 0 km; 0 min. on foot → **Tobu Isesaki Line Agata Sta.**
- 1.5 km; 3 min. by car → **National Route 50**
- 10 km; 20 min. by car → **Kita Kanto Expressway Ota Kiryuu IC**
- 10 km; 25 min. by car → **Kita Kanto Expressway Ashikaga IC**
- 15 km; 25 min. by car → **Tohoku Expressway Sano Fujioka IC**

**[Municipal Incentives]**

| Municipality  | Act & Guideline   | Applicant Requirements Details   | Details   |
|---------------|---|--|---|
| Ashikaga City | Agata South Industrial Complex Industry Location Promotion Grants | [Building Construction Subsidy]<br>The following conditions must all be met:<br>1. The company or a closely related company in terms of funds, staff, etc. as recognized by the mayor must have acquired the venture site from the Tochigi Prefectural Business Bureau.<br>2. The land payment for the venture site must be paid in full (or if acquired with installment payments, in a lump sum according to the land sale contract).<br>3. Construction payments for new facilities must be paid in full.<br>4. As a general principle, operations must start within 3 years after the day succeeding the signing with the Tochigi Prefectural Business Bureau of the contract for the venture site.<br>5. At least 10 permanent employees (or 5 for small businesses) at the newly established plants must be enrolled in unemployment insurance on the first day of operations.   | Fixed assets estimated value for the newly established plants by the first day of operations: 2%<br>Multiple construction periods must be clearly stated in the original construction plan as applied under the provisions of Article 4 Paragraph 1. Buildings started within 6 years after the day succeeding obtaining classification as a designated operator status shall be treated as part of the project and eligible for the Building Construction Subsidy.   |
|               |   | [Industrial Location Promotion Subsidy]<br>Fixed assets taxes and city planning taxes to be collected must be paid in full by the end of the applicable fiscal year to obtain the basic aid according to the right column.   | Amounts pertaining to city planning taxes or real estate taxes for depreciable assets introduced 3 months before or after the month in which operations start at venture sites owned by the company or a closely related company as recognized by the mayor, plants applicable for the Building Construction Subsidy, or other appropriate plants are outlined as follows:<br>1. If the plant's main use is for manufacturing: For 5 years from the fiscal year when real estate taxes and city planning taxes are first assessed after the fiscal year succeeding the year in which operations commence: 100%<br>2. For any other cases not listed above:<br>A) For 3 years from the fiscal year when real estate taxes and city planning taxes are first assessed after the fiscal year succeeding the year in which operations commence: 100%<br>B) For 2 years from the fiscal year succeeding the period stipulated in A) above: 50% |
|               |   | [Employment Promotion Subsidy]<br>One of the following conditions must be met:<br>1. Newly hired employees: City resident employees (those recorded in the city basic resident register according to the provisions of the Basic Resident Register Law [Shows 42 Law 81]. This applies to the below as well.) must be hired and enrolled in unemployment insurance within the first year of starting operations, and must stay employed for at least 6 months from the day succeeding the start of operations (permanent hires only).<br>2. Relocated employees: Employees who are not residents (those recorded in basic resident register of any other locale according to the provisions of the Basic Resident Register Law, and have been employees of the designated operator for at least 1 year) from the start of operations must be working at applicable plants within 1 year of the start of operations, become citizens of the city, and live in the city for at least 6 months. | Amount per employee: 200,000 yen<br>However, when applicable employees fall into one of the following categories, an additional 60,000 yen will be awarded per category per person:<br>1. Is a new university graduate<br>2. Is accompanying a transferring family member<br>3. Had previously been a city resident   |
|               |   | [Worker Welfare Promotion Subsidy]<br>The company must join the Ryomo District Workers' Welfare Mutual Aid Foundation within 2 years from the day succeeding the start of operations and pay the admission and membership fees.  | The combined total of the admission and membership fees paid within 2 years from the day succeeding the start of operations   |